



Address: [2802 WOODLAND HILLS DR](#)
City: GRAPEVINE
Georeference: 46093-3-26
Subdivision: WESTERN OAKS (GRAPEVINE)
Neighborhood Code: 3C031L

Latitude: 32.8993953228
Longitude: -97.1070778814
TAD Map: 2120-448
MAPSCO: TAR-041A



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: WESTERN OAKS (GRAPEVINE)
Block 3 Lot 26

Jurisdictions:
CITY OF GRAPEVINE (011)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
GRAPEVINE-COLLEYVILLE ISD (906)

State Code: A
Year Built: 1991
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 05629977
Site Name: WESTERN OAKS (GRAPEVINE)-3-26
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 3,266
Percent Complete: 100%
Land Sqft^{*}: 9,293
Land Acres^{*}: 0.2133
Pool: Y

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
VALANI AMAN
VALANI NIDA
Primary Owner Address:
2802 WOODLAND HILLS DR
GRAPEVINE, TX 76051

Deed Date: 7/11/2023
Deed Volume:
Deed Page:
Instrument: [D223122910](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
BONICARD ALEXANDRA SOTERA;BONICARD BRANDON	5/1/2018	D218094609		
FREIS MARK;FREIS SHARON	6/10/2010	D210142333	0000000	0000000
FREIS MARK;FREIS SHARON	6/26/2000	00144150000263	0014415	0000263
NELSON KAS W	9/26/1997	00129270000465	0012927	0000465
SCHAFER CARRIE;SCHAFER MARK A	8/1/1991	00103450002165	0010345	0002165
NEWPORT CLASSIC HOMES INC	1/11/1991	00101530000873	0010153	0000873
TARFIVE INC	10/27/1988	00094280000361	0009428	0000361
WILDWOOD III JV	1/1/1984	00000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$578,802	\$106,650	\$685,452	\$685,452
2024	\$578,802	\$106,650	\$685,452	\$685,452
2023	\$560,483	\$106,650	\$667,133	\$584,376
2022	\$424,601	\$106,650	\$531,251	\$531,251
2021	\$422,563	\$63,990	\$486,553	\$486,553
2020	\$411,010	\$63,990	\$475,000	\$475,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.